Property Details

CONTROL:	Exclusive	VALUE:	$1,170,000
		LOAN:	$935,000
		EQUITY:	$235,000

TITLE:	Bed & Breakfast in the North Valley
TYPE:	Other
WEBSITE URL:	https://www.lobalunabnb.com/
ADDRESS:	414 C De Baca Ln. NW, Albuquerque, New Mexico

GROSS SCHEDULED INCOME:	$110,000 Actual
VACANCY LOSS:	$0
GROSS EFFECTIVE INCOME:	$0
EXPENSES:	$25,000
NOI:	$85,000
DEBT SERVICE:	$50,000
CASH FLOW:	$35,000
CAP RATE:	7.26%

ENCUMBRANCES	BALANCE	PAYMENT	RATE	DUE	ASSUMABLE
LOAN 1	$935,000	$5,000	6%	12/31/1969	Yes

MOTIVATION: Down sizing.

REMARKS: Long time B&B operation. Could also be a generational estate.

OWNER:

COUNSELOR: Michael Schlichte
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